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Vancouver Island

as a

Home for Settlers.



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24/9/96*



The Esquimalt and Nanaimo Railway Co.

Has a Large Area of Lands suitable for Farming on
Vancouver Island to be Sold on Easy Terms.

REGULATIONS.

Unsurveyed land is only sold in square blocks of 160 acres, bounded by North and South and East and West lines, and to be surveyed so as to conform with other surveys that may have been made previously in the vicinity, and not to leave jogs in the lines, nor small fractions of land unsold.

The general price for such land for agricultural or grazing purposes is THREE DOLLARS (\$3.00) PER ACRE, purchaser to pay for conveyance and have survey made at his own expense.

In surveyed districts the price is from THREE DOLLARS AND TWENTY-FIVE CENTS (\$3.25) PER ACRE, which includes cost of survey and conveyance.

The usual terms for payment are one-tenth down, balance in nine equal annual instalments, with interest at 6% per annum on unpaid instalments; or the purchaser can pay up in full at any time and obtain conveyance.

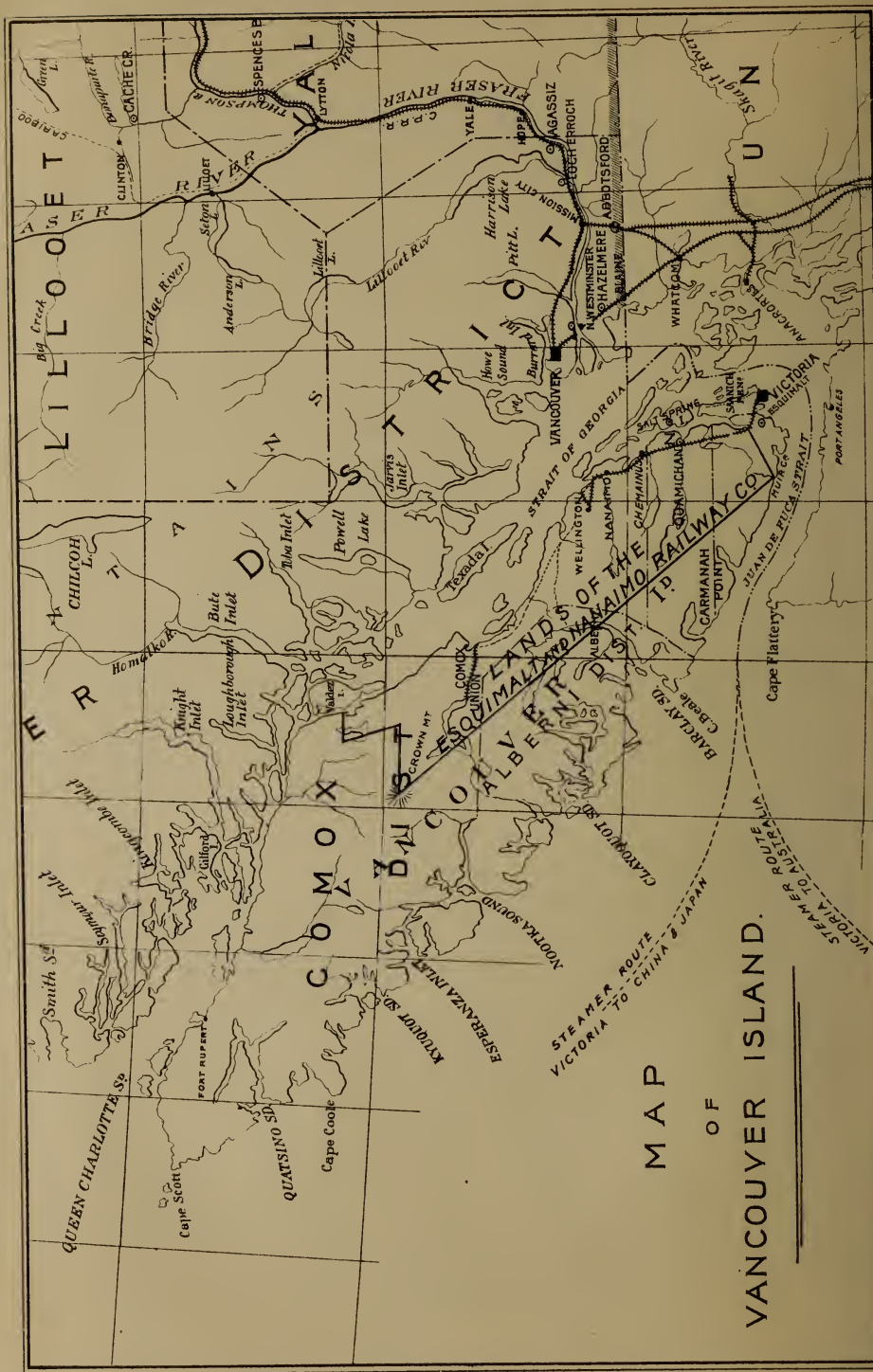
Special terms may be arranged with the Railway Company when desired.

All mineral rights are reserved by the Railway Company in lands sold under the above conditions.

A purchaser may obtain as many blocks of 160 acres as he wishes.

There are no restrictions imposed upon purchasers as to residence or settlement duties.

Maps and other information will be furnished upon application.



MAP
OF
VANCOUVER ISLAND.

VANCOUVER ISLAND.

VANCOUVER ISLAND is the largest on the west coast of America, being about three hundred miles long, and with an average breadth of about fifty miles, and contains an estimated area of from 12,000 to 20,000 square miles. The coast line, more particularly on the west side, is broken by numerous inlets of the sea, some of which run up to the interior of the island for many miles between precipitous cliffs, backed by high and rugged mountains, which are clothed in fir, hemlock and cedar. At some points are sheltered bays which receive small streams, watering an open gladed country, having a growth of wild flowers and grasses—the white clover, sweet grass, cowslip, wild timothy and a profusion of berries. The two ends of Vancouver Island are, comparatively speaking, flat, but there are mountains in the interior ranging from 6,000 to 8,000 feet on the highest ridges. The interior of the island, still unsettled at any distance from the sea coast, is largely interspersed with lakes and small streams. The surface is beautifully diversified by mountains, hills and rich valleys, and on the east coast the soil is so good that great encouragement is offered to agricultural settlement.

In other parts the soil is light and of little depth, but it is heavily wooded. In the inland lakes, and in the indentations of the coast, there is a plentiful supply of fish, and a fair variety of game on shore. The scenery is picturesque and varied.

The principal harbour is that at Esquimalt, which has long been the rendezvous of the British squadron in the North Pacific. It is situated at the south end of the island, on the eastern side. There are, however, numerous good harbours both on the east and west coasts of the island.

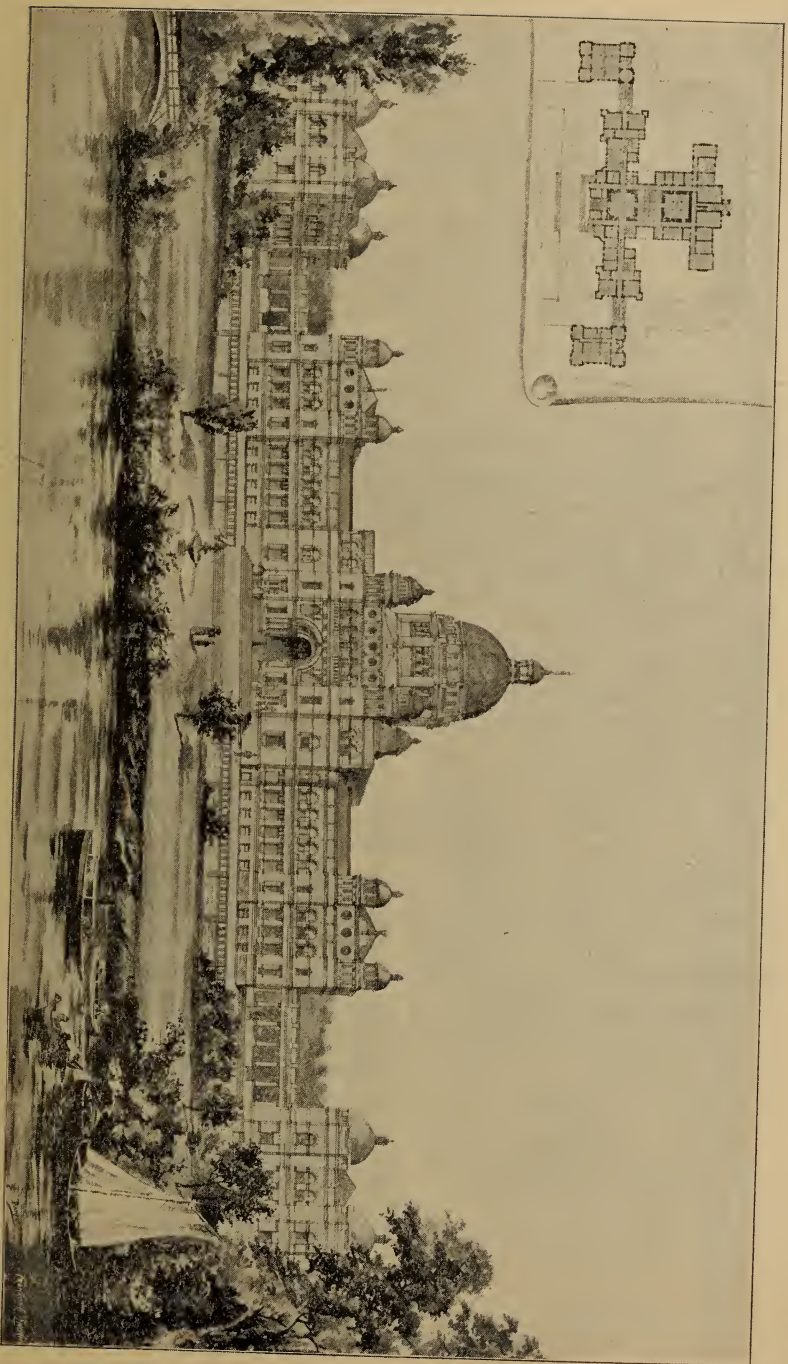
THE SOIL OF VANCOUVER ISLAND.

The soil of Vancouver Island varies considerably. In some parts are deposits of clay, sand and gravel, sometimes partially mixed, and frequently with a thick topsoil of vegetable mould of varying depth. At other places towards the north of the island on the eastern shore are some rich loams, immediately available for cultivation. In the vicinity of Comox there is a large area of land suitable for farming, and which can be more easily put into a state of cultivation than the generality of land on the island, it is well watered and through it are scattered swamps which can be easily drained. The mixed soil with proper treatment bears heavy crops of wheat; the sand and gravelly loams do well for oats, rye, barley, buckwheat, roots, etc., and where the soil is a deep loamy one, fruit and hops grow well. The following average of the yield of a properly conducted farm in the Comox district is given by a member of the Canadian Geological Survey. This is from the best land in Comox, but there are other parts of the island not much inferior.

Wheat, from 30 to 45 bushels per acre; barley, 30 to 35 bushels; oats, 50 to 60 bushels; peas, 40 to 45 bushels; potatoes, 150 to 200 bushels; turnips, 20 to 25 tons per acre.

CLIMATE OF VANCOUVER ISLAND.

Concerning Vancouver Island, it only remains to say in the important matter of climate its inhabitants believe, and with some reason, that they enjoy peculiar advantages. They have a mild and even winter, with rain (the annual rainfall is estimated at 30 inches) and occasionally snow; early spring; a dry, warm summer, and a clear, bright and enjoyable autumn. Sometimes the frost is sufficiently hard to permit of skating, but this is very exceptional indeed. It is spoken of as England without its east winds; in reality, it is Torquay in the Pacific. Fruits of all kinds indigenous to the temperate climates ripen in the open air, and amongst them, some that are in England brought to perfection only under glass. Thunder storms very rarely break over Vancouver Island.



NEW PROVINCIAL PARLIAMENT BUILDINGS, VICTORIA, B. C.

VICTORIA, B. C.

Situated at the southern extremity of Vancouver Island, is a city of nearly 23,000 inhabitants. It is remarkable for its delightful situation and the beauty of its surroundings. In addition to its inner land-locked harbour, extensive docks have been constructed at its entrance, capable of accommodating a large fleet of ocean steamers and sailing vessels. Victoria enjoys a very large wholesale trade with all parts of the province, and being a favourite resort for tourists who visit the Pacific Coast, considerable retail business is transacted with these visitors, making the general trade of the city very large. Victoria is well laid out, and in the business portion of the city there are numerous handsome business blocks and public buildings. It is the seat of government in British Columbia, and the new government buildings being erected to take the place of the present structures will be very handsome. Victoria is celebrated for its beautiful parks and drives and the splendid scenery surrounding it. It has water-works, gas and electric light, the streets being lighted by the latter—electric tram-cars run on the principal streets. Victoria is connected by daily steamers with Vancouver, New Westminster and the Puget Sound cities, Seattle and Tacoma. By this means the city is in direct connection with the Canadian Pacific and other roads. The Pacific coast steamers to San Francisco have their northern headquarters here. It is also the terminus of the Esquimalt and Nanaimo Railway, and there is a regular tramway service to Esquimalt, which is the headquarters of the Pacific Naval Station, it has also a fine stone dry dock and a patent slip. A large fleet of steamers run between Victoria and all the mainland and island ports. It is the headquarters of the sealing fleet and the cannery interest, most of the trade of the latter being held by Victoria merchants. It is, therefore, an important commercial centre, as well as a favourite tourist resort.

The land of the Esquimalt and Nanaimo Railway Company lies on the east coast of Vancouver Island, extending from Saanich Inlet, 10 miles north of the City of Victoria, northward above the 50th parallel, the average width being about 25 miles.

The railway is in operation at present from Victoria to Wellington, five miles north of Nanaimo, and it may probably be extended in the near future towards the north end of the island, the construction of which would give employment to a large body of men.

The mail steamer conveys passengers and freight from Victoria to Comox, calling at Nanaimo and other ports.

SEVENTY THOUSAND ACRES OF LAND HAVE BEEN SURVEYED IN THE DISTRICT OF COMOX, OF WHICH A LARGE AREA IS SUITABLE FOR FARMING PURPOSES, the Union collieries in the vicinity affording a good market for all kinds of farm and garden produce. At the present time large quantities of farm produce are imported from the United States, but these importations will cease as soon as the local supply is equal to the demand.

The land may be readily classified according to the timber grown upon it. Upon the wettest ground of the valleys willows prevail; upon the flat bottom lands, when not too swampy, alders, maple and black poplar. This land is generally considered the most fertile. The subsoil is a stiff grey boulder clay, with a varying depth of black mould of great richness. The higher lands, which are chiefly of sandy loam, grow the great forest trees, and these present the chief obstacle to clearing: With patience, however, much may be done, and the land amply repays the trouble expended upon it.

Circumstances greatly favour the prosecution of *small farming*. The quality of the farms is so mixed, and there are so many intervening valleys and ridges that the extensive operations of the large farmer would demand an outlay of capital which the area of his cultivated land would hardly justify. On the other hand, the demand for every kind of dairy produce and vegetables makes the labour of the small cultivator very remunerative, and the comparatively limited extent of suitable land will always render high cultivation profitable. When a man can, besides making a good living, bring the value of his land up from \$15 per acre to \$100—which latter would certainly not be an excessive price for really high worked farms—there is every inducement to careful cultivation.

It is a mistake which has been frequently made, and the fallacy of which has been repeatedly exposed, that in a rough country rough methods pay best. A rough method is always an expensive method. The most profitable farm is that in which the stock or crop producing capacity of the land is forced to the uttermost, and where all refuse is returned to the soil.

The policy of farmers in such conditions as those which are presented above, is undoubtedly towards the high cultivation of small farms, say of 30 to 50 acres, the profits from which, as their children grow up, will amply provide them with means to gradually bring more of their waste land under the plough. It has been frequently proved that farms of the above size, where there is a good market, pay well, and the attention of farmers is invited to the advantages offered them in Vancouver Island.

AGRICULTURAL RESOURCES.

Vancouver Island has not been known as an agricultural country principally on account of the general impression as to its being a "sea of mountains," but its farming capabilities have been demonstrated beyond question, and the areas, which are suitable to cultivation are very much more considerable than is generally conceded. It is more particularly adapted to small farming—on a mixed scale—fruit growing, horticulture, hop raising, poultry, stock raising on a limited scale, oats, etc., etc., as there are no large areas upon which farming on an extensive scale could be carried on. There are difficulties in the way of farming as it is conducted in the east, but the advantages of soil and climate, and the advantageous relation of the market to farm products give many compensating offsets. Of course, there are a great many disadvantages and inconveniences peculiar to a new country, but where rapid development occurs and means of communication is increasing these will shortly be overcome. In no part of the American continent are the farmers in better condition. Fruit growing is regarded as the most hopeful aspect of agriculture in this province, and Vancouver

Island with its mild, equable climate and warm sea breezes has special adaptabilities for the industries.

SHAWNIGAN

includes Cobble Hill and McPherson's. It is rendered accessible by the E. & N. railway running through it, but as yet only a small area is under cultivation. Hay and root crops are principally cultivated. Fruit does well and its culture is being entered upon generally. Butter and poultry are marketed to some extent. Much of the land is wooded and swampy and requires clearing and draining for cultivation.

COWICHAN.

This is one of the most important districts in the Island, and includes Sahtlam, Corfield, Comiaken, Cowichan, Maple Bay, Duncan's, Somenos, etc. The report of the Department of Agriculture says: "This new and important district has such a variety of soil and climate that it is possible to raise all the ordinary crops and fruits." Some grain is grown, principally oats, also a large quantity of hay of the very best quality. Root crops and vegetables yield largely. Orchards are being set out in all parts, the fruits, including apples, pears, plums, peaches, cherries and all small fruits. Dairying is carried on extensively, and a good many sheep are raised, also poultry. About 11 per cent. of the land is cultivated.

CHEMAINUS.

Root crops and fruit are principally cultivated. A good many pigs are raised, also sheep. A large proportion of the land is heavily wooded, and only about seven per cent. is cultivated. All kinds of crops—hay, grain, fruit, roots and vegetables—seem to do well. In the low-lying land, a good deal of which requires dyking, the returns are very large.

NANAIMO DISTRICT.

This includes Nanoose and Wellington. Sheep and poultry raising receive a good deal of attention. There are no extensive tracts suitable to grain, although grain invariably does

well. Hay, oats, roots and vegetables produce very largely. Perhaps no part of the province is better adapted to fruit-growing. For pears, cherries, plums and all small fruit it cannot be excelled.

COMOX.

In this district, which is the largest and most prosperous settlement on the island, oats, root crops and hay are the principal crops, but general farming does well. It is a good dairying district, and sheep and swine are raised in considerable numbers. Onions, grasses and cereals do particularly well. Progress here has been very rapid, and development is now going on at a most satisfactory rate. Its railway possibilities and coal measures have been bringing it into prominence of late. SEVENTY THOUSAND ACRES OF LAND SUITABLE FOR FARMING HAVE BEEN LATELY SURVEYED IN THIS DISTRICT AND IS WELL WORTH THE ATTENTION OF SETTLERS.

ALBERNI.

One of the most promising districts of the Island of Vancouver is Alberni, on the west coast. There is a very considerable extent of farming lands, most of it, however, heavily timbered. The soil is of excellent character, and the number of settlers annually increasing. Its geographical situation is unexcelled, being situated at the head of the Alberni canal with excellent anchorage for the largest vessels. Apples, pears, plums, cherries, wheat, oats, barley, roots and vegetables, and all kinds of grasses are grown with success.

PRICES OF FARM PRODUCE, FEBRUARY 1896.

Apples, \$1.25 per box; Onions, 2 c. per lb; Cabbage, 1 ½ c. to 2 ½ c. per lb; Potatoes, \$10.00 to \$12.00 per ton; Cheese, Canadian, 10c. to 11c. per lb; Eggs, 25c. per dozen; Hams, 12c. to 14c. per lb; Bacon, 12c. to 14c. per lb; Chop Feed, \$19.00 to \$20.00 per ton; Oats, \$19.00 to \$25.00 per ton; Peas, \$30.00 to \$40.00 per ton; Straw, 75c. to 1.00 per bale; Wheat (Feed), \$30.00 to \$35.00 per ton; Hay, \$10.00 to \$12.00 per ton.

ALBERNI.

Public attention has quite recently been attracted to the west coast of Vancouver Island as a prospective gold-producing section, and more particularly to the District of Alberni, once the theatre of important lumbering operations, but for more than thirty years a *terra incognita* to most British Columbians, as well as to the outer world. The sawmill established at Alberni by the great mercantile firm of Anderson & Anderson, of London, England, was, in its day, one of the best equipped and largest on the Pacific Coast. The mill buildings, offices and dwellings of the employees covered several acres. The loggers pushed far into the interior of the island along the waterways and valleys and for some distance up the hillsides. The timber was of favourite marketable varieties, and ships from all parts sailed into the canal for cargoes of lumber and spars. The canal, which is some forty-one miles in length, was named by the company Alberni, after one of the firm—a Portuguese shipowner or captain—a beautiful sheet of water, while the stream that drains it was called after Gilbert Sproat, one of the managers. Stamp River and its romantic falls were named from Capt. E. Stamp, also one of the managers, and the nomenclature of other lakes and streams had a similar origin. Alberni was the scene of a busy hive of industry for some years. Churches and schools, stores and workshops, sprang up, and all things pointed to a profitable and permanent establishment. But one day it was found that the business would not pay. Then the mill was dismantled and the population of several hundred persons who had established themselves on the banks of the canal, melted away. Soon the place was deserted, except for a caretaker and his family. Two miles further up the canal, at the mouth of the Sumas River, the present Town of Alberni stands. It contains two stores, two hotels, two blacksmith shops, a well-conducted school, two physicians and a population of about one hundred. The situation is a charming one. There are many fine farms in the vicinity and the town must, sooner or later, attain to importance, especially if working results should sustain the high opinion now entertained of the mining resources of the district. Quartz, which assays very well in gold, has

been discovered on China, Mineral and Granite Creeks and Sproat Lake and River. As a rule the quartz veins are large and well situated for successful working. Those at Mineral Hill are narrow, but make up for lack of width in richness. The assays from the Alberni and Missing Link claims have been very high—from \$160 to \$4,000 to the ton, with the veins steadily improving as they are sunk upon. Granite Creek comes well to the front with rock which assays from \$40 to \$600 to the ton. Here the veins widen out and show well to the eye. The Star of the West claim is particularly noticeable, standing in a solid wall of sulphurets six feet in width and traceable for at least 500 feet by surface indications. The rock on Coleman Creek is of a peculiar formation—rotten, crumbling slate interspersed with small veins of grey quartz—the latter being supposed to carry the gold. In the starlight district Mr. Sutton found quartz which averaged \$40 to the ton—the ledges being wide and strong. Both sides of the banks of China and Granite Creek, for a distance of several miles, have been taken up for hydraulic mining. The prospects vary, but are generally satisfactory. Good progress has been made towards developing these claims and piping will begin in a few weeks' time. The mines are all within a radius of thirty miles of Alberni, and the most remote will not be difficult of access after a few hundred dollars shall have been expended upon trails by the Government. But gold and silver are not the only treasures which Alberni has to offer. Copper and magnetic iron ores are found in several sections, and, no doubt, other of the economic metals exist there too.

LUMBERING.

At the present time on the East Coast of Vancouver Island are numerous sawmills, the largest being situated at Victoria, Sidney, Cowichan, Chemainus, Nanaimo and Comox, with a total cutting capacity of 500,000 feet per day, these and the logging camps now in conjunction with the same are of great value for the settler, finding not only a market for his produce but frequently labour for himself,



COWICHAN LAKE, VANCOUVER ISLAND.
HAULING LOGS TO THE SHORE OF THE LAKE.

The growth of the forest trees upon Vancouver Island has always excited the surprise of travellers. The enormous dimensions attained to by the Douglas Fir (*Abies Douglasii*) and the Cedar (*Thuja Gigantea*) are unequalled by any trees occupying corresponding latitudes in other countries. It is not, however, the excessive size of individual trees but the very high average of the growth and quality of the timber which has placed British Columbia in the front rank as a timber producing country.

Whereas in the eastern districts of Canada and the United States, the timber limits average from 9,000 to 15,000 feet per acre, on the Island of Vancouver they run from 20,000 to 500,000 feet,† and a very moderate average estimate would be 30,000 feet per acre.

The lumber cut from the Douglas Fir is admirably adapted for all purposes in which strength and elasticity and even quality are desiderated. It constitutes about 85 per cent. of all that passes through the mills, and the supply is practically unlimited.

CEDAR.

The Cedar which exceeds in picturesque grandeur every other tree in the province attains to a girth greater even than that of the Douglas Fir. It is the greatest friend of the settler who can turn it to a great variety of uses.

The wood of the cedar is employed chiefly for fine dressed lumber, doors, frames, sashes, etc. The veining is very beautiful, which renders it well adapted for all interior work, and it is now being extensively used in Eastern Canada and the United States for that purpose. Cedar posts and rails are also in great request, as they are of all woods the most durable and least affected by weather, requiring no paint and remaining for years, even in damp ground, without rotting.

† Messrs. King & Casey, prominent loggers in the province, have actually cut and measured 508,000 feet of timber on an acre in the Comox district, and this case has been paralleled upon other occasions. When it is considered that, contrary to the custom in the Eastern Provinces, where every tree down to 4 inches in diameter is cut, those under 2 feet or over 7 feet in diameter are rarely felled, the much greater average growth on this Coast will at once be apparent.

The Hemlock (*Tsuga Mertensiana*) is a handsome tree, which grows in some localities in great abundance. Although inferior to the two former, it makes useful lumber for building purposes, and its bark is of great value for tanning.

The Spruce (*Picea Stichensis*) grows in swampy places, inhabiting delta lands and similar situations. It enjoys the monopoly of the salmon cases and fruit boxes, for which purposes it is in good demand. Its high quality as a boat building wood is also well known.

Of the other trees the most useful are the maple and the alder, all of which are employed extensively in the manufacture of furniture. The second of these is the most beautiful of the deciduous trees, and grows in some localities in great abundance, resembling the sycamore, but with more massive foliage.

The Yellow Cedar, a cyprus, is found on the mountain slopes, and when manufactured into cabinet work, is valuable.

It must be understood that though there are dense forests throughout the interior of Vancouver Island the valuable timber areas to which reference has been made are chiefly confined to the humid regions of the coast.

TO LUMBERMEN.

WITHIN THE RAILWAY BELT ARE TRACTS OF VALUABLE TIMBER, CHIEFLY DOUGLAS FIR, RED AND YELLOW CEDAR, HEMLOCK, ETC. FOR TERMS OF SALE APPLY TO THE OFFICE OF THE ESQUIMALT AND NANAIMO RAILWAY, VICTORIA, B. C.

THE FISHERIES.

Attention has repeatedly been drawn of recent years to the abundance and excellent quality of the food fishes in the seas of the North Pacific and especially in the archipelago, in the rivers and lakes within the railway belt and in the Gulf of Georgia, which forms the eastern boundary of Vancouver Island, innumerable fish are present, among them are the following:

SALMON.

The salmon of British Columbia has acquired perhaps the widest reputation of any product of the province.

Canned salmon, indeed, may be considered at present the best advertising medium of the country, for it penetrates into regions where the source of its origin is otherwise wholly unknown.

It is difficult to persuade those who have never witnessed the sight, of the existence of a river swarming at certain periods with large fish, which may be plainly watched excitedly jostling their way past every obstruction until the last survivors of the struggle are found in remote streams five or six hundred miles from the sea, haggard and worn, bright and scarlet in colour, their scales scraped off against rock and gravel, but still in sufficient numbers to almost fill the waters, and to become the parents of other countless myriads, which in their turn will one day repeat the scene. These salmon afford to the settler an unlimited supply of the richest manure.

The Tyhee, or spring salmon (*Oncorhynchus Chouicha*) is of the finest flavour and delicacy, and equal to the best Scotch fish. It varies in size from a two-pound grilse to an eighty-pound salmon. Twenty or thirty pounds is a fair ordinary size.

The Sockeye (*O. Nerka*) is not quite so choice a fish as the former, but is nevertheless, the commercial fish of the coast. It is a fine dark fleshed fish averaging from five to fourteen pounds.

The Cohoe (*O. Kisutch*) is found in all streams in September, and is in no way inferior to the sockeye.

It is followed in turn by the hooknose, or dog salmon, and in some localities the humpback.

The most valuable commercial fish, next to salmon, is undoubtedly at present the dog fish, of which there are two; (*Squalus Acanthus*) about three feet in length, and one locally known as the *Tope* shark, which averages about six feet.

Their value consists in the excellent lubricating oil which they yield, and which is extensively used throughout the province and in the interior of Canada.

Of the food fishes of British Columbia the variety is so great as to exclude particular mention.

Several varieties of Cod Fish are found on all the coast, and of late years the Alaskan Cod Fish has appeared in the Straits of Fuca in large quantities.

The *Halibut*, very plentiful up to 600 pounds weight; identical with the British variety. Large quantities of this choice fish are shipped in ice during the winter months to New York and Boston.

The *Sturgeon* weighs up to 1,000 pounds, and is good eating.

The Oolachan, a particularly rich little fish of fine flavour, from which an oil is extracted.

Anchovy, Capelin, Smelt and Herring.

And of Shellfish, the Crab, Prawn, Shrimp, Clam, Cockle, Mussel, and Oyster.

The peculiar advantages of this province for the pursuit of fishing industries are not confined to the abundance of fish which may be caught, nor to the excellence of the average quality. The fact which ought, perhaps more than any other to commend itself to fishermen, is the safety and comfort of the occupation upon these inland waters in so temperate a climate, compared with the danger and hardship which he has to face elsewhere.

The islands off the coast of Vancouver Island have numerous little landlocked bays and coves where a boat may ride safely in all weather, and where a fisherman's family can live with comfort, cultivating a little farm, the produce from which may be taken off to market with the fish whenever required. The sea will provide as much fishing as can possibly be wanted, and no disastrous storms need be dreaded to break in upon the happiness of the home.

MAMMALS AND GAME BIRDS

ON VANCOUVER ISLAND.

In the deer family, the wapiti ranks first. At one time the American elk, or wapiti, was found all over the mainland, but has been exterminated, it being now confined to the Island of Vancouver, where alone in British Columbia it is found, and where it is likely to be safe for a long time to come. It is specially plentiful in the centre of the island, keeping away as far as possible from settlement. It is hunted more or less every year by sportsmen, but there is never a large number killed.

The black-tailed deer is plentiful on Vancouver Island and all the islands of the coast as far as Alaska.

The black bear is found everywhere on the island.

The American panther is not uncommon. The largest shot measured 8 feet 2 inches in length, but despite its size, the panther is one of the most cowardly of animals, and is referred to by the Indians as "cultus."

The grey wolf, a lonely resident of the forest is found in the interior of the island, but is harmless, the abundance of deer and other game affording a plentiful supply of food.

The martin, mink, beaver and racoon are numerous.

The island is rich in game birds and water fowl.

Grebes—western, red-necked, horned, American eared. Loons—great northern diver, Pacific; tufted puffin, marbled murrelet, pigeon guillemot, California murre. Gulls—glaucous-winged, western, Pallas's, American herring, California, ring-billed, Bonaparte's; short-tailed albatross; fork-tailed petrel; Lorelis petrel; cormorants—white-crested and violet-green.

Ducks are largely represented. The most common are the American merganser, red-breasted merganser and hooded merganser, the mallard, green-winged teal, American widgeon, pintail, American scaup-duck, American golden-eye, butter-ball, long-tailed duck, harlequin, white-winged scoter, surf scoter.



ESQUIMALT, VANCOUVER ISLAND.
ROYAL NAVAL STATION, DOCKYARD AND DOMINION DRYDOCK.

The geese are the lesser snow, American white-fronted, Canada goose, Hutchin's cackling, black brant. Whistling swans are not uncommon. The American bittern and great blue heron are abundant, also the sand-hill crane. American coot are common. The northern phalarope, Wilson's snipe, the red-breasted snipe, Robin snipe, the lesser sandpiper, red-backed sandpiper, western sandpiper, yellow legs, wandering tatler, and the buff-breasted sandpiper are abundantly resident. The most common plovers are black-bellied and American golden.

Most common varieties of grouse are the sooty grouse, Canadian ruffed grouse, willow ptarmigan and white-tailed ptarmigan.

Pigeons are not common. There are sixteen varieties of hawks, which are abundant everywhere. The golden and bald eagles are everywhere abundant. There are about a dozen varieties of owls. The smaller birds are fairly well represented, such as cuckoos, woodpeckers, humming birds, perching birds, larks, jays, magpies, blackbirds, finches, sparrows, swallows, warblers, tits, etc. But, speaking generally, they are less frequent than in the east. There is a noticeable absence of songsters and birds of bright plumage.

Chinese and Japanese pheasants have been introduced, and the former are plentiful in the southern end of Vancouver Island.

MINERALS.

The Island of Vancouver may be described geologically as a group of upturned gneissic rocks, embracing certain tertiary areas and worn down by glacial action, so that in one place extensive gravel moraines, in another beds of boulder clay, sandstones, alternate with the barren cliffs of trap. Upon such unpromising surface, generations of fir trees have flourished, and by their decay gradually deposited a mould of increasing thickness sufficient to provide suitable ground for other forms of vegetation, until the country has become covered with a dense

growth of timber, varying according to the situation and adaptability to the wants of each particular kind. The coniferous trees grew on the gravelly ridges and granite deposits, while the deciduous plants and trees grew on the beds of boulder clay, and thus one form of vegetation succeeded another, maples growing on burnt pine lands. Indeed, in time, much the same sequence of soft and hard timber might be expected on the coast as is known to have occurred on that of the Atlantic, where firs, oaks and beeches have followed in successive order. Inferentially, therefore, we might conclude if no other evidence was afforded, that the Pacific belonged to a later geological period than the Atlantic. To man belongs the task of diversifying the forestry of this province and cultivating the hard woods, which nature in her own slow way would have accomplished in time.

In regard to the geological structure of the coast we have simply to look around us to apprehend in a limited way the mighty disturbances and upheavals which produce its rugged exterior. To it we owe the intrusions of precious metals and materials of economic value which observations regarding the surface have disclosed.

Gold in places has been discovered at Sooke, Alberni and other parts of the Island, in fact, there are very few streams on the west and southern coasts, but that hold gold in their beds and gravel benches. On the Sooke River placer gold to the extent of several hundred thousand dollars has been mined, whilst in Alberni District in the past, Chinamen have mined large quantities of gold, and during the present year both hydraulic gravel claims and quartz reefs will be worked. The beach sands at the north end of Vancouver Island have yielded gold in small quantities, and in the future, with more modern appliances, it is not improbable but that large quantities of fine gold will be extracted. Copper, galena, cinnabar and iron ore have been found throughout the Island, and in future, now that miners understand Vancouver Island to be highly mineralized, it is probable numerous discoveries will take place.

LAKES AND RIVERS.

Numerous lakes are scattered throughout the railway belt, some of large area, notably Sooke, Shawnigan, Cowichan, Nanaimo, Cameron, Horne, Comox, Campbell and Buttle Lakes. Cowichan Lake is about 18 miles long, with a width of $1\frac{1}{2}$ miles. The scenery around some of these lakes, nestling as they do amongst the lofty snow-clad peaks, is of the grandest description, and to those who are fond of the gun and rod, they afford a perfect elysium.

Rivers are numerous and afford the finest sport with salmon and trout. The principal streams are the Cowichan, Koksilah, Chemainus, Nanaimo, Great Qualicum, Little Qualicum, Englishman, Courtney and Campbell. The fishing rights on these rivers, if in Europe, would be zealously guarded, but in this western country they are free to all, and form one of the greatest attractions to settlers.

COAL MINES.

The principal mines are situated at Wellington, Nanaimo and Comox. These mines are of the greatest importance to the province at large, and to Vancouver Island in particular, affording as they do, labour to a large population and a market to the farming community who find a ready sale at home for all the produce they can grow.

THE COMOX COAL MINES.

The Comox mines are situated about eleven miles from Union Bay, where there are large wharves at which ships of the greatest tonnage can be conveniently and quickly loaded. A railway carries the coal from the mines to the wharf.

The mines were first opened in 1888. The output has increased from 300 tons per day to over 1,000. Three slopes are now worked, the most important being No. 4, or Lake mine. There is here a five-foot seam of excellent coal. Experts



COMOX, VANCOUVER ISLAND.

have declared it to be the best coal on the Pacific Coast for steam purposes.

One hundred coke ovens are being built at the wharf, adjacent to a Luhrig washer. These ovens will produce one hundred and fifty tons of coke per day. The coke already manufactured from Union coal is of an excellent quality, some consumers preferring it to English coke. The manufacture of coke will be of the greatest benefit to the province, the smelters of the interior which have had to import their coke from the United States will be now able to secure a first class article at home.

The Wellington Collieries are situated four miles from Departure Bay, and have an output of about twelve hundred tons a day.

CUMBERLAND.

THE ABOVE TOWNSITE IS SITUATED IN THE IMMEDIATE VICINITY OF THE COMOX COAL MINES, AND IS IN A VERY FLOURISHING CONDITION, SUPPORTED AS IT IS BY THE LARGE NUMBERS OF MINERS AND OTHERS WHO ARE EMPLOYED IN THE COAL MINES. LOTS IN THE TOWNSITE ARE FOR SALE. APPLY FOR PRICES TO THE UNION COLLIERY CO., LTD., VICTORIA, B. C.

SHAWNIGAN AND SOOKE LAKE.

SUBURBAN LOTS ARE FOR SALE ON THE SHORES OF THESE BEAUTIFUL SHEETS OF WATER, WHICH ABOUND WITH THE FINEST TROUT, AND AFFORD AN ELYSIUM FOR TOURISTS AND SPORTSMEN. FOR SUMMER CAMPING GROUNDS THESE LOTS ARE MOST SUITABLE. FOR PRICES APPLY TO THE ESQUIMALT & NANAIMO RAILWAY COMPANY.

LOTS IN NEWCASTLE TOWNSITE.

THESE ARE SITUATED CLOSE TO THE TOWN OF NANAIMO, A FLOURISHING CITY OF FIVE THOUSAND PEOPLE. A LARGE NUMBER OF LOTS HAVE BEEN

ALREADY SOLD. FOR PRICES APPLY TO THE
ESQUIMALT & NANAIMO RAILWAY COMPANY.

WELLINGTON.

LOTS IN THIS TOWNSITE AND FIVE ACRE
BLOCKS IN THE VICINITY ARE FOR SALE ON EASY
TERMS. APPLY FOR PRICES TO R. DUNSMUIR &
SONS, VICTORIA, B. C.

The following Analyses of Coal and Iron Ore have been
made by T. Price & Son, of San Francisco.

WELLINGTON COAL.

Fixed Carbon.....	56.54
Volatile Carbonaceous Matter	34.
Water	2.05
Ash	7.41
Sulphur16
Specific gravity.....	1.360

Test made with Thompson's Calorimeter shewed the coal to have an indicated
horse-power of 7.315 calories.

1 lb. of the coal evaporated 13.17 pounds of water from 212° fahrenheit.

COMOX COAL.

Fixed Carbon.....	59.02
Volatile Carbonaceous Matter.	33.18
Water	1.24
Ash	6.56
Sulphur	0.20
Specific gravity.....	1.28

Test made with Thompson's Calorimeter shewed the coal to have an indicated
horse-power of 7.865 calories.

1 lb. of the coal evaporated 14.16 pounds of water from 212° Fahrenheit.

IRON ORE.

Iron ore of the richest kind has been discovered at several places on the island. The following analyses of the iron have been prepared by T. Price & Son, of San Francisco:

MAGNETIC IRON ORE.

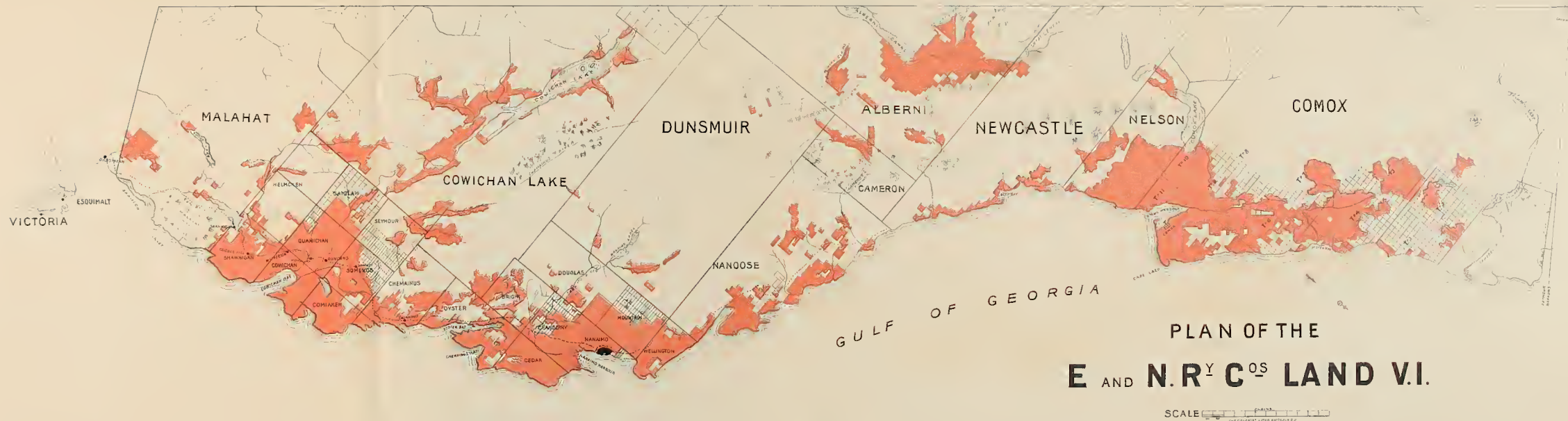
Iron	67.26% (93.44% Iron Tetroxide.)
Silica	1.15
Titanium	None.
Phosphorous.....	Minute trace too small to estimate.
Sulphur.....	" " " "

Other than the ingredients named above, the ore contains a little lime, magnesia and alumina. The sample represents a very pure iron ore.

HEMATITE IRON ORE.

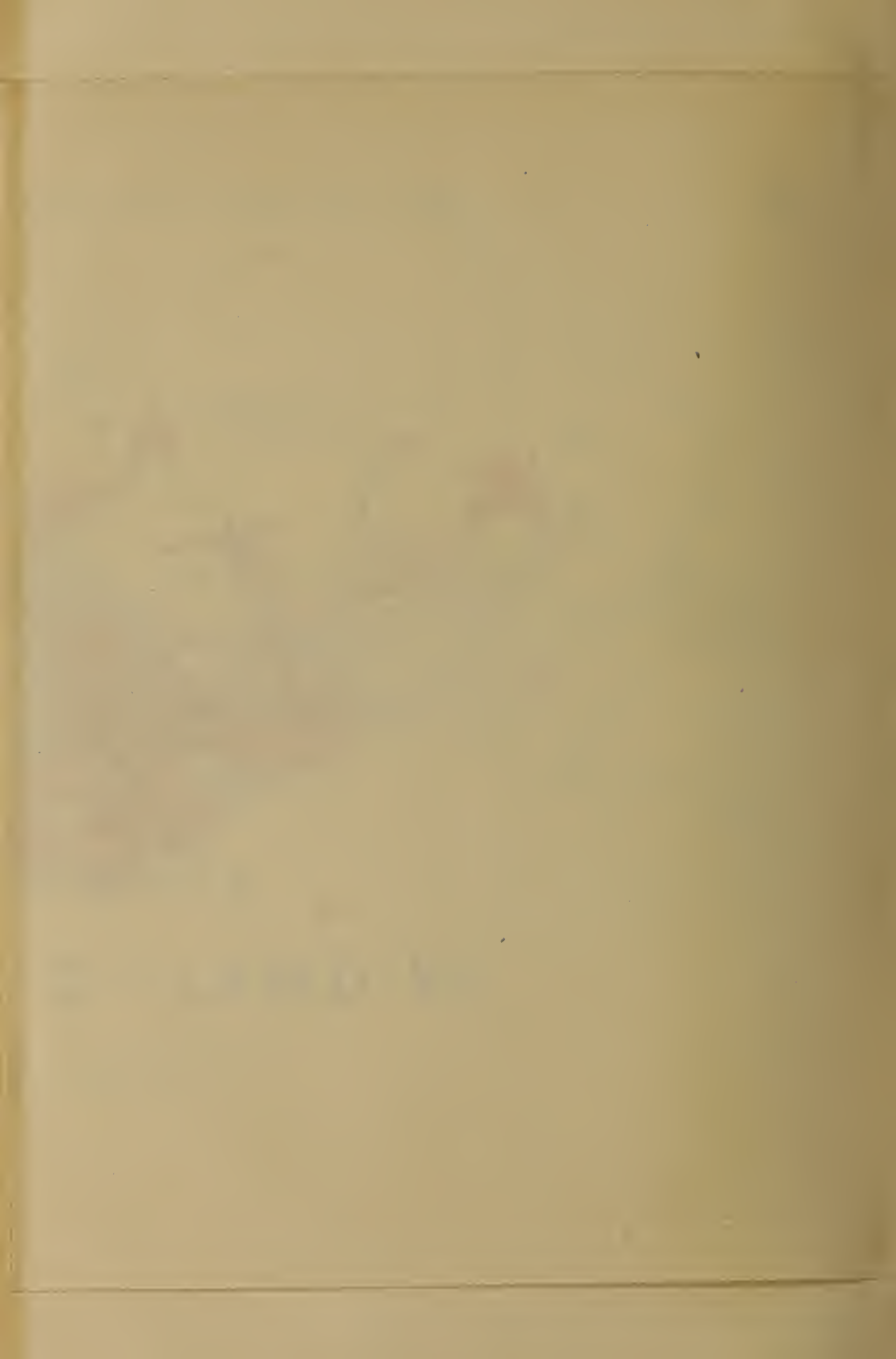
Iron Sesquioxide.....	72.96 (51.07 iron)
Silica	1.38
Sulphur.....	Only a minute trace.
Phosphorous.....	Trace.
Titanium.....	Trace.

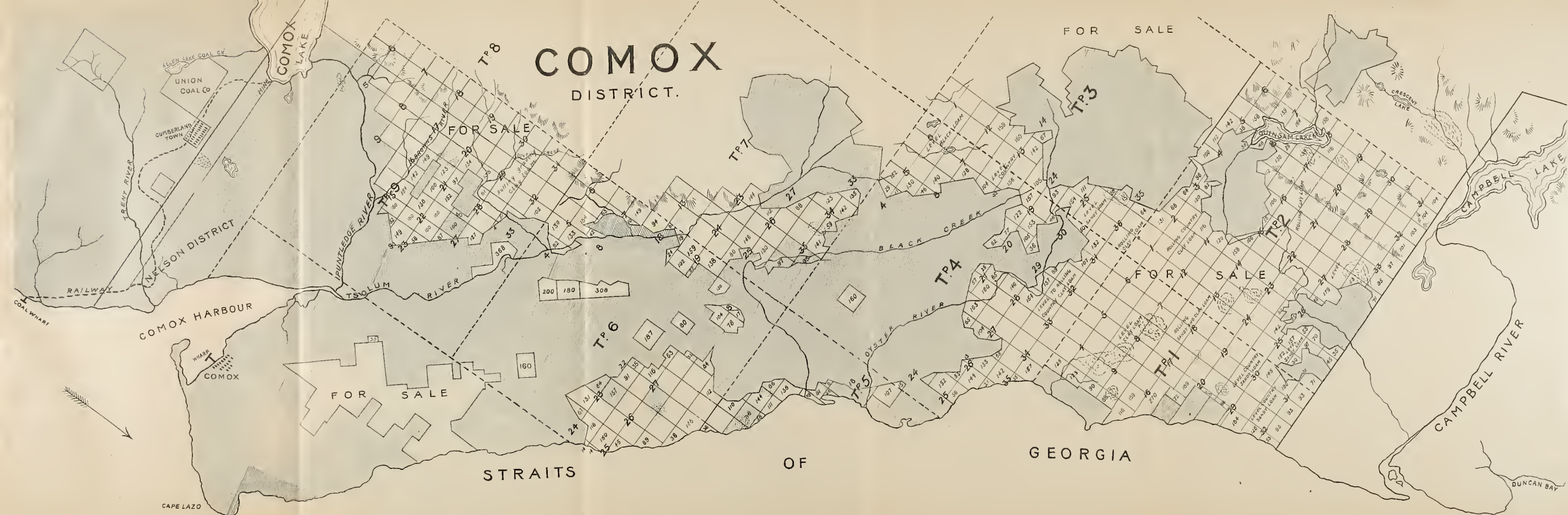
In the future there will no doubt be erected blast furnaces and rolling mills and large quantities of pig and round iron will be exported to other countries, such as Japan, China and Australia and South America. The numerous steamship lines from Victoria to the Orient, Australia and South America afford an easy means of freighting the manufactured article.



PLAN OF THE
E AND N.R.Y C OS LAND V.I.

SCALE 1:100,000







ESQUIMALT ^{AND} NANAIMO
RAILWAY CO.

LANDS FOR SALE.

